

NOTICE OF PUBLIC HEARINGS

Notice is hereby given that the City of Reading Zoning Hearing Board will conduct public hearings on Wednesday, March 09, 2022, at 5:30 P.M. in the following matters. The public may participate in these hearings virtually and via telephone. Upon request, a meeting space may be provided at City Hall, 815 Washington St., Reading PA 19601, for the public to view or participate in the hearings, subject to the following advance registration requirements.

Members of the public who wish to attend or participate in public hearings must register in advance by providing their name, address, phone number, and email address to the Zoning Administrator by 4 P.M. on Tuesday, March 08, 2022, via email to zoning@readingpa.gov or via phone to (610) 655-6326.

- *To join from a computer, smartphone, or tablet: open the Zoom app or navigate to <https://zoom.us/join>, then enter the meeting ID (813 6183 0093) and passcode (714076).*
- *To join via phone: call (301) 715-8592 or (646) 558-8656, then enter the meeting ID (813 6183 0093) and passcode (714076).*

DECISIONS WILL BE RENDERED IN THE FOLLOWING MATTERS:

Appeal #2021-33 – 1029 Buttonwood St. (UPI 11531761028506)

Appeal #2022-01 – 1725 N. 5th St. (UPI 14530708890812)

Appeal #2022-02 – 427 Rosenthal St. (UPI 06530765521730)

Appeal #2022-03 – 341 Hazel St. (UPI 18530616848485)

Appeal #2022-04 – 1118 Chestnut St. (UPI 10531622182988)

Appeal #2022-05 – 1008 Penn St. (UPI 03531777006171)

HEARINGS WILL BE HELD IN THE FOLLOWING MATTERS:

Appeal #2019-15 – 218 W. Greenwich St. (UPI 15530764438407): Jose Abreu (record owner) seeks dimensional variances for a detached garage constructed at the rear of the property, originally denied by the Zoning Hearing Board on September 11, 2019, and remanded to the Board for further proceedings. The property is located in the R-3 Residential Zoning District.

Appeal 2022-06 – 315 Pine St. (UPI 01530634689006): Nescita Melendez and Sergio Sibri (record owners) seek special exception approval and an appeal of the January 10, 2022 Zoning Officer determination for the enclosure of a front porch at the subject property, which is located in the R-3 Residential Zoning District.

Appeal #2022-07 – 2300 York St. (UPI 15530814324767): Letitia Roncea seeks a variance to keep six chickens on the subject property, which is located in the R-1 Residential Zoning District. The owner of record is Property DMRI LLC.

Appeal #2022-08 – 1414 Moss St. (UPI 17531729082029): Christ Embassy International Church seeks special exception approval and an appeal of the January 11, 2022 Zoning Officer determination to use a portion of the first floor of the subject property as a place of worship. The property is located in the R-3 Residential Zoning District. The owner of record is UGC LLC.

Appeal #2022-10 – 322 Walnut St. (UPI 06530774619276): Carlos Quiala Ricart seeks special exception approval and an appeal of the February 10, 2022 Zoning Officer determination for Adaptive Reuse of the existing building into 4 dwelling units and variances for an additional efficiency apartment and off-street parking requirements or as a prior non-conforming use which had previous approval as a daycare center which was more intense than residential use and relief for dimensional variances.

Appeal #2022-11 – 259 S 10th St. (UPI 10531629086547): Osvaldo Rosabal seeks special exception approval to establish a day care facility and a variance for off-street parking standards and any other dimensional or other variances that the board may require at the subject property. The property is located in the R-3 Zoning District. The owner of record is Rosabal Real Estate Corporation.

Appeal #2022-12 – 600 Spring St. (UPI 14530752858138): Douglass Development Corporation seeks a dimensional variance for required setbacks for the proposed subdivision and development. The subject property is located in the M-C Manufacturing Commercial Zoning District. The owner of record is Jemals Reading Station, LLC.

Appeal #2022-13 – 101 N. 5th St. (UPI 07530783800808): Christopher Heiniman of Perrotto Builders seeks reaffirmation of ZHB Decisions 2020-18 for special exception relief and an appeal of the February 10, 2022 Zoning Officer determination for adaptive reuse of the existing principal building for 79 residential units. Subject property is located in the C-C Zoning District. The owner of record is Berkshire II Real Estate Holdings, LLC.

The properties referenced above are located in the City of Reading, Berks County, Pennsylvania. Complete applications and plans may be viewed by contacting the Zoning Office.